

## Desert Foothills Character Plan-Background Report

### Demographics

The table below illustrates the demographic trends based upon the existing land use plan. The majority of these land uses as previously indicated are residential with densities ranging from one house per acre to one house per five acres.

At these existing densities, upon build out, there will be approximately 7,667 people occupying 2,958 homes in the Desert Foothills area. These numbers only include the immediate Desert Foothills area and not the surrounding master planned communities or county island.

Currently, according to the 1995 U.S. Special Census, there are approximately 1,314 people residing in 560 homes in the Desert Foothills area. The Desert Foothills area has grown tremendously in the past five years. However, it is only one fifth built out and the strong growth in the residential development is expected to continue in the foreseeable future.

LAND USE MODEL FOR ANALYSIS OF PROBABLE DWELLING UNITS, POPULATION, SCHOOL-AGE CHILDREN, VEHICLE TRIPS, WATER USE, EMPLOYMENT, OFF-STREET PARKING, ENVIRONMENTAL IMPACT, RETAIL DEMAND, FACILITIES DEMAND, AND FISCAL IMPACT

PART 1 CITY OF SCOTTSDALE, ARIZONA				LOCATION: Desert Foothills Character Area					PERIOD: Buildout	
Land Use Category	Acres in Category	Total DU/Rooms	Total Persons	School Age Children	Weekday Trip Ends	H2O Use AcFt/Yr	WasteH2O AcFt/Yr	CarMonOs Tons/Yr	SolidWaste Tons/Yr	
No. 10	1,600.0	368	954	129	3,680	887	73	401	439	RETAIL DEMAND
No. 11	1,600.0	782	2,027	274	7,820	1,230	155	853	932	Average Household Income
No. 12	1,700.0	1,808	4,686	633	18,080	1,656	357	1,972	2,156	\$80,000
No. 13	0.0	0	0	0	0	0	0	0	0	Annual Retail Buying Power
No. 14	0.0	0	0	0	0	0	0	0	0	\$80,458,000
No. 15	0.0	0	0	0	0	0	0	0	0	Supportable Retail GFA (sf)
No. 16	0.0	0	0	0	0	0	0	0	0	322,000
No. 17	0.0	0	0	0	0	0	0	0	0	Supportable Retail Acreage
No. 18	0.0	0	0	0	0	0	0	0	0	29.6
No. 19	0.0	0	0	0	0	0	0	0	0	Planned vs Supported Retail
Totals	4,900	2,958	7,667	1,035	29,580	3,774	585	3,227	3,527	-29.6
										DU's to Support Planned LU -2,963
PART 2				FACILITIES DEMAND						
Land Use Category	Acres in Category	GFA(1000sf)/ Rooms/ Golf/Greens	Total Employees	Off-Street Parking Spaces	Weekday Trip Ends	H2O Use AcFt/Yr	WasteH2O AcFt/Yr	CarMonOs Tons/Yr	SolidWaste Tons/Yr	Elementary Schools
No. 18-19	0.0	0	0	0	0	0	0	0	0	0.8
No. 21	0.0	0	0	0	0	0	0	0	0	Middle Schools
No. 22	0.0	0	0	0	0	0	0	0	0	0.3
No. 31	0.0	0	0	0	0	0	0	0	0	High Schools
No. 32	0.0	0	0	0	0	0	0	0	0	0.2
No. 33	0.0	0	0	0	0	0	0	0	0	Neighborhood Parks
No. 34	0.0	0	0	0	0	0	0	0	0	1.0
No. 36	0.0	0	0	0	0	0	0	0	0	Community Parks
41 N.O.S.	0.0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	0.3
42 L.U.A.	0.0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Branch Libraries
43-Golf	0.0	0	0	0	0	0	0	0	0	0.3
43-Park	0.0	N/A	0	0	0	0	0	0	0	
No. 44	80.0	1,045	456	365	3,200	120	57	349	228	
No. 45	0.0	N/A	0	0	0	0	0	0	0	
Totals	80.0	N/A	456	365	3,200	120	57	349	228	
SUMMARY										
OF		Acres	DwellingUnits	Population	School Age Children	Weekday Trip Ends	H2O Use AcFt/Yr	WasteH2O AcFt/Yr	CarMonOs Tons/Yr	SolidWaste Tons/Yr
AREA		4,980.0	2,958	7,667	1,035	32,780	3,894	642	3,576	3,755
TOTALS		7.8	0.59	985	1,035	32,780	3,894	642	3,576	3,755

#### LAND USE IMPACT ANALYSIS MODEL OPERATING INSTRUCTIONS:

To calculate the overall impact of a land use plan for any geographic area-

1. Enter the location of the analysis area in the "LOCATION" cell.
2. Enter the period for the analysis in the "PERIOD" cell.
3. Enter the Average Household Income for the analysis area in the cell below the "Average Household Income" cell.
4. Clear all cells under the two "Acres in Category" columns.
5. Enter the number of acres, or "0", for each Land Use Category under the two "Acres in Category" (yellows) columns.
6. Read the resulting impacts in all relevant cells.

To calculate the differential impact of changing land use categories within any geographic area-

1. Follow Steps 1, 2 & 3, above.
2. Enter, as a positive value, the number of acres for each Land Use Category in which a property is being placed.
3. Enter, as a negative value, the number of acres for each Land Use Category from which a property is being taken.
4. Read the net differences in the "Totals" cells and in the Retail Demand, Facilities Demand and 10 Year Fiscal Impact Sections.

NOTE: All \$ calculations are in current dollars.

For further information, contact Harry Higgins, Scottsdale Community Planning Division